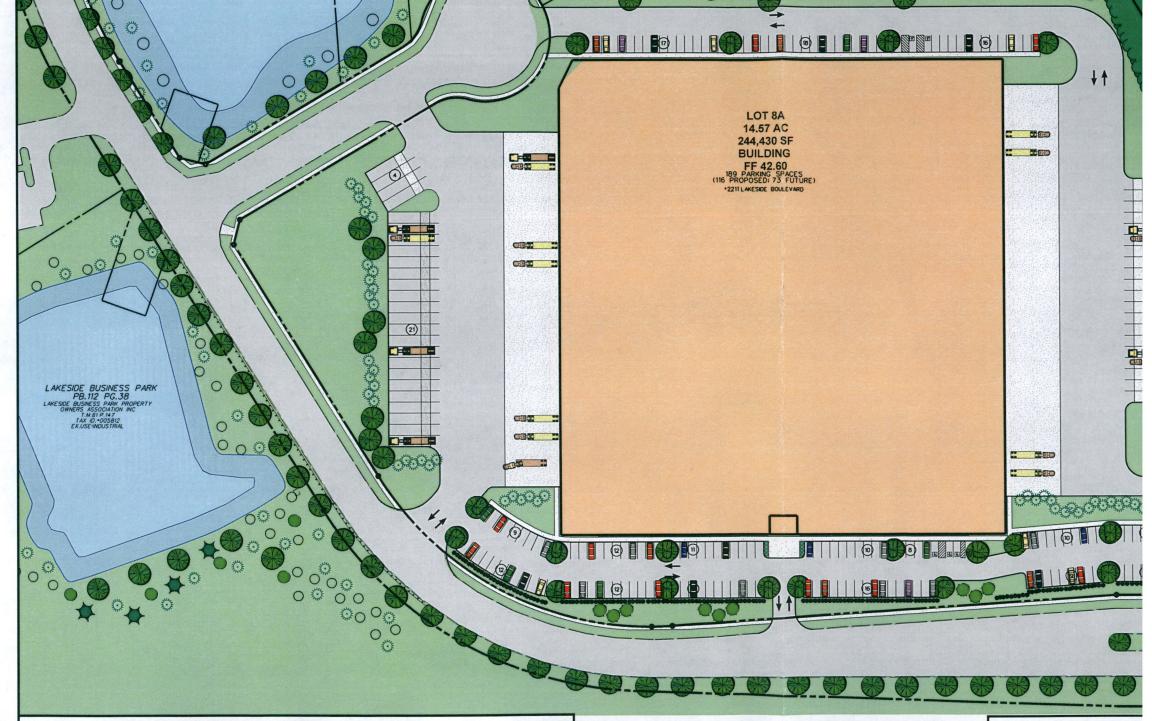
#### 1. 6:00 P.M. Lakeside Business Park Lot 8A

Meeting Date/Time:	Tuesday, October 8, 2019 at 6:00 pm
Meeting Location:	Harford County Public Library - Edgewood Branch Meeting Room, 629 Edgewood Road, Edgewood 21040
Location of Proposed Development:	Along the north side of Lakeside Blvd. and east side of Quarry Drive, north of Philadelphia Road (RTE. 7).
Description of Proposed Development:	Construction of 244,576 sf distribution center/ office with parking on Lot 8A. the total site is 14.57 ac and is zoned LI.
Applicant:	Valek Zarski, Project Manager
Contact:	Valek Zarski at (410) 229-9851 or vzarski@bldginc.com.

Documents:

LAKESIDE BUSINESS PARK 10-8-19.PDF



## BLDG

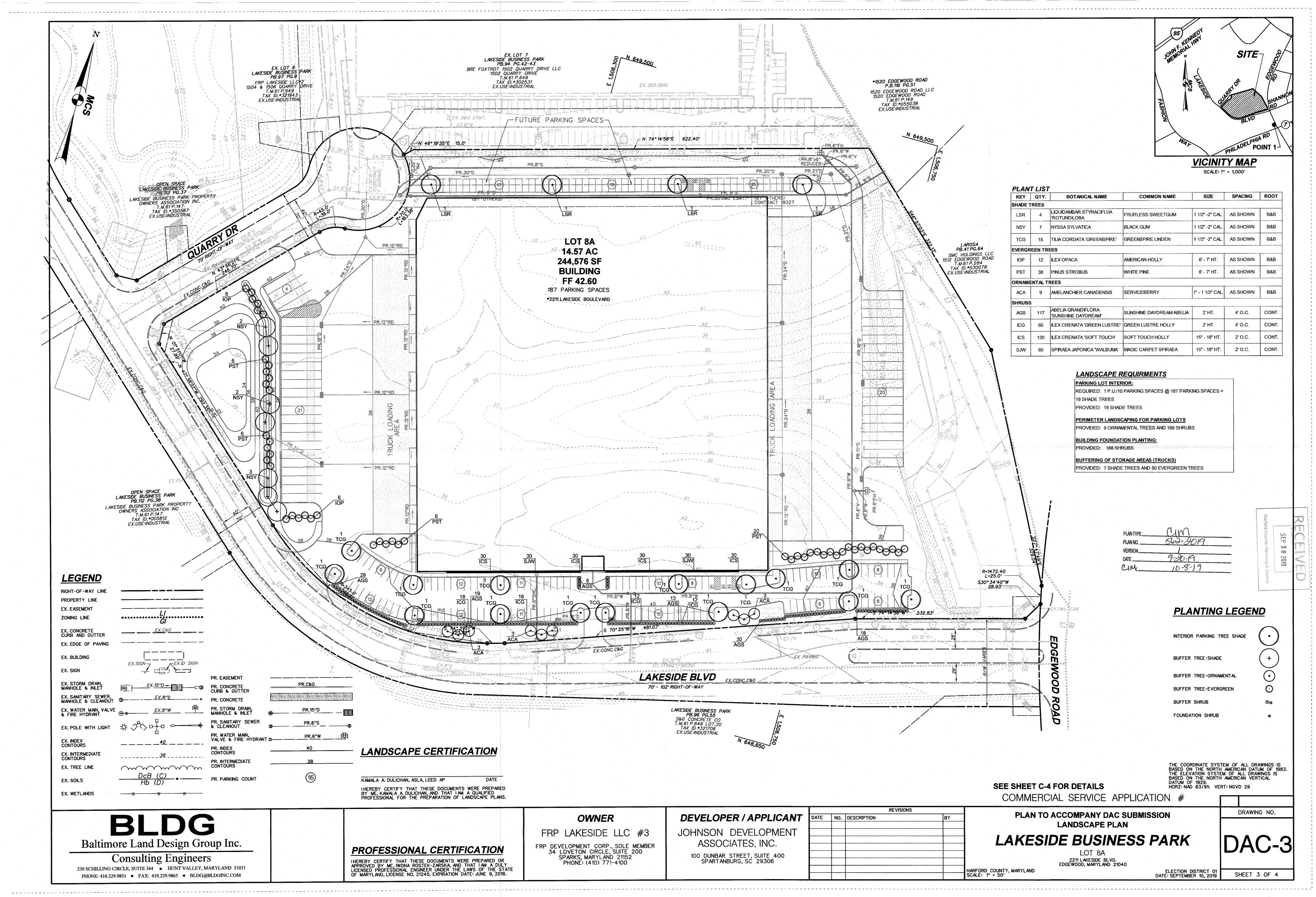
Baltimore Land Design Group Inc.

**Consulting Engineers** 

230 SCHILLING CIRCLE, SUITE 364 • HUNT VALLEY, MARYLAND 21031 PHONE: 410.229.9851 • FAX: 410.229.9865 • BLDG@BLDGINC.COM

# PROPOSED CONDITIONS

HARFORD COUNTY, MARYL SCALE: 1" = 100'



#### LANDSCAPE NOTES

Plant Identification: All plants shall be properly marked for identification and checking.

List of Plant Materials: The Contractor will verify plant quantities prior to bidding and any discrepancies shall be brought to the attention of the Landscape Architect. The Contractor shall furnish and plant all plants required to complete the work as shown on the drawings. Substitutions shall not be made without the written approval of the Landscape Architect. This contract will be based on the bidder having verified, prior to bidding, the availability of the required plant materials as specified on the Plant List.

Plant Quantity: All shrubs shall be dense, heavy to the ground, and well grown, showing evidence of having been sheared regularly, and sound, free of plant disease or insect eggs, and shall have a healthy, normal root system. Plants shall be nursery grown. Plants shall not be pruned prior to delivery. The shape of the plant shall in general conform to its natural growth proportions unless otherwise specified. All plants including container grown shall conform to American Standard for Nursery Stock (ANSI z60.1, latest edition), and shall have a well-shaped, heavy branch structure for the species. Evergreen trees are to have an internode no greater than 24" and shall be uniformly well-shaped. All plant sizes shall average at least the middle of the range given in the plant list.

Plant Spacing: Plant spacing is to scale on the plan or as shown on the plant list.

Soil Mix: Soil mix will be 2/3 existing soil and 1/3 leaf mold or equal organic material, thoroughly mixed and homogenized.

Ball Size: The ball size shall conform to the American Association of Nurserymen's publication entitled American Standard for Nursery Stock, ANSI z60.1, latest edition.

Excavation: Holes for all plants shall be 18" larger in diameter than size of ball or container and shall have vertical sides. Hedges shall be planted in a trench 12" wider than ball diameter. Beds for mass planting shall be entirely rototilled to a depth of 8" and shall be 18" beyond the average outside edge of plant balls. A 2" layer of organic material (i.e., leaf mold) will be incorporated into plant beds by tilling again.

Planting: Backfilling shall be done with soil mix, reasonably free of stones, subsoil, clay, lumps, stumps, roots, weeds, bermuda grass, litter, toxic substances, or any other material which may be harmful to plant growth or hinder grading, planting, or maintenance operations. Should any unforeseen or unsuitable planting conditions arise, such as faulty soil drainage or chemical residues, they should be called to the attention of the Landscape Architect and Owner for adjustments before planting. The plant shall be set plumb and straight and shall be staked at the time of planting. Backfill shall be well worked about the roots and settled by watering. Plants will be planted higher than surrounding grade. Shrubs will be 1" higher and trees will be 3" higher. Remove rope from around tree trunks and lay back burlap from top of all B&B material. Nylon or vinyl rope and/or burlap will be completely removed from all plant material prior to planting.

Transplanting Trees by Tree Machines: Trees shall be moved by machines that provide a minimum of 9" per 1" of tree caliper. Holes are to be dug by the same size machine as the one transporting the plant. The plant material shall be transplanted in approximately the same growing condition as it is presently growing, in terms of soil type and moisture content. Fertilize and guy as described in these plans and specifications.

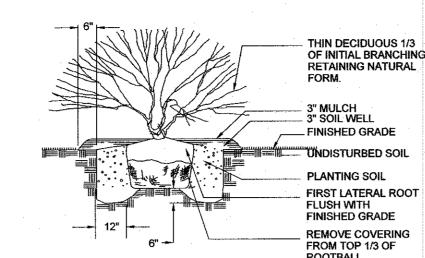
Cultivation: All trenches and shrub beds shall be cultivated, edged and mulched to a depth of 3" with shredded bark. The area around isolated plants shall be mulched to at least 6" greater diameter than that of the hole. Plant beds adjacent to buildings shall be mulched to the building wall.

Maintenance: The Contractor shall be responsible during the contract and up to the time of acceptance for keeping the planting and work incidental thereto in good condition, by replanting, plant replacement, watering, weeding, cultivating, pruning and spraying, restaking and cleaning up and by performing all other necessary operations of care for promotion of good plant growth so that all work is in satisfactory condition at time of acceptance, at no additional cost to the Owner.

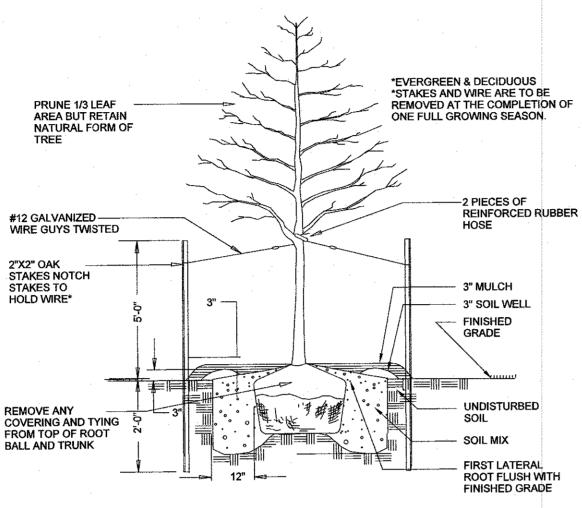
Fertilizer: Fertilizer shall be a slow release type contained in polyethylene perforated bags with micropore holes for controlled feeding. The bags shall contain 1 ounce of soluble fertilizer analysis 16-18-16 per unit to last three (3) years and shall be applied during planting as recommended by the manufacturer. If fertilizer packets are not used. the Contractor shall apply granular fertilizer to the soil mix with 10-6-4 analysis, 50% organic, at the following rates: Trees @ 2-3 lbs. per caliper inch; Shrub Beds @ 3-5 lbs. per 100 sq. ft.; and Groundcover Beds @ 2-3 lbs. per 100 sq. ft.

Groundcover: All areas of groundcover shall be rototilled to a depth of 6". Apply 2" of organic material and rototill until thoroughly mixed. Apply fertilizer as stated above.

Guarantee and Replacement: All material shall be unconditionally guaranteed for one (1) year. The Contractor is responsible for watering but not for losses or damage caused by mechanical injury or vandalism.



SHRUB PLANTING DETAIL



16 TREE PLANTING DETAIL

### LANDSCAPE CERTIFICATION

KAMALA A. DULICHAN, ASLA, LEED AP IHEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME, KAMALA A. DULICHAN, AND THAT I AM A QUALIFIED PROFESSIONAL FOR THE PRÉPARATION OF LANDSCAPE PLANS.

**OWNER** 

FRP LAKESIDE LLC #3

SPARKS, MARYLAND 21152 PHONE: (410) 771-4100

**DEVELOPER / APPLICANT** DATE NO. DESCRIPTION JOHNSON DEVELOPMENT

VICINITY MAP

SCALE: 1" - 1.000'

THE COORDINATE SYSTEM OF ALL DRAWINGS IS BASED ON THE NORTH AMERICAN DATUM OF 1983. THE ELEVATION SYSTEM OF ALL DRAWINGS IS BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1929. HORZ: NAD 83/91; VERT: NGVD 29

#### SEE SHEET DAC-3 FOR LANDSCAPE PLAN

COMMERCIAL SERVICE APPLICATION #

PLAN TO ACCOMPANY DAC SUBMISSION

2211 LAKESIDE BLVD. EDGEWOOD, MARYLAND 21040

DRAWING NO.

SHEET 4 OF 4

Baltimore Land Design Group Inc.

Consulting Engineers

230 SCHILLING CIRCLE, SUITE 364 • HUNT VALLEY, MARYLAND 21031

PHONE: 410.229.9851 • FAX: 410.229.9865 • BLDG@BLDGINC.COM

PROFESSIONAL CERTIFICATION IHEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, IWONA ROSTEK-ZARSKA, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21245, EXPIRATION DATE: JUNE 9, 2018.

FRP DEVELOPMENT CORP., SOLE MEMBER 34 LOVETON CIRCLE, SUITE 200

ASSOCIATES, INC. 100 DUNBAR STREET, SUITE 400 SPARTANBURG, SC 29306

LANDSCAPE PLAN - NOTES AND DETAILS LAKESIDE BUSINESS PARK

HARFORD COUNTY, MARYLAND SCALE: N.T.S.

ELECTION DISTRICT 01 DATE: SEPTEMBER 10, 2019

1. CONTRACTOR IS TO NOTIFY MISS UTILITY A MINIMUM OF 72 HOURS PRIOR TO

2. THE LANDSCAPE ARCHITECT IS TO BE NOTIFIED 48 HOURS BEFORE PLANTING BEGINS. THE LOCATION OF ALL PLANT MATERIAL IS TO BE APPROVED IN THE FIELD BY THE LANDSCAPE ARCHITECT.

4. NO TREE OR SHRUB PLANTING PITS ARE TO BE LEFT OPEN OR UNATTENDED.

5. SHRUBS ARE TO BE GROUPED INTO MULCHED BEDS. BEDS ARE TO BE EDGED AND THE GRASS IS TO BE KILLED OR REMOVED PRIOR TO MULCHING.

6. TREES ARE NOT PERMITTED WITHIN TEN (10) FEET OF PUBLIC UTILITIES.

ALL REQUIRED LANDSCAPE MATERIAL INDICATED ON APPROVED PLANS WILL BE REQUIRED THROUGH THE LIFE OF THE PROJECT AND MUST BE REPLACED IF REMOVED OR DEAD AFTER IMPLEMENTATION BY THE PROPERTY OWNER.

NO PLANT SUBSTITUTIONS, TYPE, SIZE, OR QUANTITY DEVIATIONS FROM THE APPROVED LANDSCAPE OR BUFFER PLANS SHALL BE MADE WITHOUT PRIOR APPROVAL FROM THE HARFORD COUNTY DEPARTMENT OF PLANNING AND ZONING.

I HEREBY AGREE TO TAKE PROTECTIVE MEASURES IN ACCORDANCE WITH SECTION 267-29 OF THE HARFORD COUNTY CODE AND ALSO AGREE TO REPLACE TREES AND VEGETATION SHOULD ANY

REMOVAL OR DEATH OCCUR BEFORE, DURING OR AFTER CONSTRUCTION.

3. THIS PLAN IS FOR PLANTING ONLY.

PROTECTIVE MEASURE STATEMENT

OWNER / DEVELOPER

and the second of the second o

NAME